

RECORD OF PROCEEDINGS

Meeting of the Evansville Town Council, Evansville, Wyoming

July 26, 2021

The regular meeting of the Evansville Town Council of the Town of Evansville, County of Natrona, State of Wyoming, was held at 7:00 p.m. in the Council Chambers of the Town Hall.

Council Meeting Livestreamed via You Tube.

The meeting was called to order by Mayor Chad Edwards at 7:00 p.m. and upon roll call the following were present: Council Members Joe Knop, Candace Machado, and Cathy Stypa, Town Attorney Scott Murray, Chief of Police Mike Thompson, Fire Chief Leo Malsom, Public Works Director Paul Hanson, Town Clerk Janelle Underwood, and interested citizens.

Council Member Michael Scott asked to be excused.

Mayor Chad Edwards led the Pledge of Allegiance.

APPROVAL OF AGENDA: Motion was made by Joe Knop and seconded by Candace Machado to approve the agenda. Motion carried.

APPROVAL OF CONSENT AGENDA:

- A) Approval of Regular Meeting Minutes for July 12, 2021
- B) Butch's Happy Day's Liquor Catering Permit

Motion was made by Cathy Stypa and seconded by Joe Knop to approve the Consent Agenda. Motion carried.

MIAMI SLEEP – ROTARY DUCKS: Miami Sleep with Rotary Club of Casper stated that the Duck Derby is one of the major fundraisers that they do each year for various projects around the community. She stated that something that they are adding to the annual event is asking individuals and businesses if they would like to sponsor a duck for one hundred dollars (\$100.00). Ms. Sleep stated that she would like to challenge the Town of Evansville and see if they would like to sponsor a duck for one hundred dollars (\$100.00) and then decorate the duck however they like and then the community will vote on their favorite decorated duck. Ms. Sleep stated that the City of Casper and City of Mills, along with their Police and Fire Departments, and the Town Bar Nunn have all sponsored a duck.

After discussion, Mayor Edwards said to count Evansville in as well as the Fire Department, Police Department and Public Works Department.

APPROVAL OF REAL ESTATE PURCHASE AGREEMENT: Mayor Edwards stated as everyone is aware, the Town had advertised to receive bids for nineteen acres just west of the Eagle Estates Subdivision. He stated that there had been a presentation made on a proposed housing development, but that there were some concerns with the storm water run-off and the depth of the proposed stormwater run-off pond and the amount of water that may never go away. He stated that the developers took another look at the area and have found a solution.

Mr. Peter Nicolaysen stated that North Platte Park Development, LLC, proposes to turn the nineteen acres into an eighty-four-lot housing subdivision. He stated that they are proposing the lots to be seven thousand square feet or larger lots and that there will not be any twin or town homes and that the bid amount is a little more than what the appraised value was of the property. He stated that they propose a September 1, 2021, closing date but are flexible with that date because the Planning and

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Zoning Commission will need to meet to approve the subdivision plat prior to closing. He stated that basements will not be allowed except in areas where they can establish through engineering and certification that it falls under the one-hundred-year flood plain and that a good portion of the subdivision will not have basements. Mr. Nicolaysen stated that because of the amount of storm water drainage in this area they have been working with Knife River to install a forty-two-inch storm sewer line to divert the storm water as well as some fill dirt that will need to be brought in to raise some of the low-lying areas. He stated that because of the diversion of the storm water and the need for fill dirt that it will come at a cost that was not expected. Mr. Nicolaysen then provided a proposed plat of the subdivision and answered questions from the Governing Body.

Mayor Edwards stated that originally the proposal was to divert all of the storm water to the north of the proposed subdivision but that this would have created a lot of standing water over a longer period of time and making the land unusable so the developer looked at and found another option which incurs expenses to the developer for the cost of moving the storm water to the Knife River pond and hauling in dirt to raise some of the low lying areas. He stated that cost is more than one hundred fifty-six thousand dollars (\$156,000.00) for moving the storm water and that there is a proposed Recapture Agreement for the developer to receive one thousand five hundred fifty-four dollars (\$1,554.00) for each water tap totaling one hundred thirty thousand five hundred thirty-six dollars (\$130,536.00) to help with the costs to the developer. He stated that the Town can propose an ordinance to set the water tap fees for this subdivision only at a rate of one thousand nine hundred fifty-four dollars (\$1,954.00) and that four hundred dollars (\$400.00) of that would cover the Town's cost for the water meter and install.

Motion was made by Joe Knop and seconded by Candace Machado to approve the Real Estate Agreement. Motion carried.

APPROVAL OF RECAPTURE AGREEMENT: Presented for approval was the Recapture Agreement to North Platte Park Development, LLC for the storm water drainage in the new subdivision.

Motion was made by Joe Knop and seconded by Cathy Stypa to approve the Recapture Agreement. Motion carried.

ORDINANCE #6-2021: An Ordinance Amending Chapter 24 of the Evansville Municipal Code. Third and final reading. Town Clerk Janelle Underwood summarized the Ordinance and stated that the proposed amendment is to change the license fee for transient merchants and food trucks from one hundred dollars (\$100.00) for fourteen days and three hundred dollars (\$300.00) for the calendar year to twenty-five dollars (\$25.00) for three consecutive days and three hundred dollars (\$300.00) for the calendar year.

Motion was made by Cathy Stypa and seconded by Joe Knop to approve Ordinance #6-2021 on third and final reading. Motion carried.

PUBLIC COMMENTS ON RESHAW PARK ROAD SPEED LIMIT: Council Member Cathy Stypa stated that she had been approached by citizens that had concerns with people speeding and dogs at large and safety issues at Reshaw Park and that she spoke with Chief Thompson about lowering the speed limit to 10 mph. She stated that she reached out to the public and received a lot

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of feedback and lowering the speed limit is not what they want. She stated that she will look at other ways to address these issues and that the Police Department has been patrolling the park more frequently and that the public has noticed the increased presence.

PATROL UNIT BID INFORMATION: Chief of Police Mike Thompson stated that during the fiscal year budget process that two new patrol units were budgeted for because of the issues with two of the 2014 Ford Explorers and the internal water pumps. He stated that because of the Covid Pandemic and shortages of items, it has created a shortage delay of receiving new patrol units in spring 2022 at the earliest. He stated that he has found two 2021 Chevrolet Tahoes in Colorado and two 2021 Dodge Durangos in Illinois. He stated that both the Tahoes and Durangos are police pursuit vehicles, and that the Durangos would require a "hold" fee. He stated that the Town would be required to advertise for bids for the purchase with trading in the Ford Explorers, and that if the Town has it in the bid specifications that the "hold" fee would be refundable. He stated that he spoke with the Public Works Department, and it would be best to purchase the Durangos since the Police Department already has those in the fleet. Chief Thompson stated that the overall cost for Durangos and getting them equipped will be approximately fifty-one thousand dollars (\$51,000.00) each.

Mayor Edwards stated that he would like to see a standardized fleet.

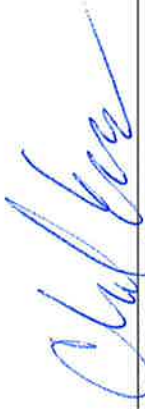
After discussion, motion was made by Cathy Stypa and seconded by Candace Machado authorizing Chief Thompson to move forward in advertising for the new patrol units. Motion carried.

PUBLIC COMMENTS: During public comments, Penny Van Holland asked if the Governing Body had any other option for the 19 acres that is going to be turned into housing such as a park and can the Town sustain another one hundred families coming into Evansville.

Mayor Edwards stated that a couple of years ago that acreage had been set aside for housing and that the Town can support the additional homes.

ADJOURNMENT: There being no further business, motion was made by Joe Knop and seconded by Cathy Stypa to adjourn at 7:38 p.m. Motion carried.

APPROVED:


Chad Edwards, Mayor

ATTESTED:


Janelle Underwood, Town Clerk